

COPY



**City of Elk Grove
NOTICE OF EXEMPTION 2019048090**

To: Office of Planning and Research
P.O. Box 3044, 1400 Tenth Street, Room 22
Sacramento, CA 95812-3044

Sacramento County Clerk-Recorder
Sacramento County
PO Box 839, 600 8th Street
Sacramento, CA 95812-0839

From: City of Elk Grove
Development Services-Planning
8401 Laguna Palms Way
Elk Grove, CA 95758

County Recorder Filing	State Clearinghouse Received
(stamp here)	<p data-bbox="899 730 1284 785">Governor's Office of Planning & Research</p> <p data-bbox="1008 814 1187 856">APR 05 2019</p> <p data-bbox="915 869 1292 926">STATE CLEARINGHOUSE</p> <p data-bbox="1029 1031 1179 1056">(stamp here)</p>

PROJECT TITLE: **Pleasant Grove School Road Map (EG-18-025)**
PROJECT LOCATION - SPECIFIC: 10077 Pleasant Grove School Road
ASSESSOR'S PARCEL NUMBER(S): 127-0080-017
PROJECT LOCATION - CITY: **Elk Grove** PROJECT LOCATION - COUNTY: **Sacramento**

PROJECT DESCRIPTION: The Project consists of a Tentative Parcel Map to divide the existing 10.03-acre parcel into four new parcels. The existing parcel involves approximately 9.69 acres of net developable land to be divided into the following new parcels: Parcel 1 (approximately 2.63 acres); Parcel 2 (approximately 2.18 acres); Parcel 3 (approximately 2.44 acres); and Parcel 4 (approximately 2.44 acres).

LEAD AGENCY: **City of Elk Grove**
Development Services-Planning
8401 Laguna Palms Way
Elk Grove, CA 95758

LEAD AGENCY CONTACT: Matt Diaz (916) 478-3684

APPLICANT: Claybar Engineering, Inc.
Dennis Barksdale (Representatives)
9354 Elk Grove Florin Road
Elk Grove, CA 95624

EXEMPTION STATUS: Consistent With a Community Plan or Zoning [Section 15183(a)]

REASONS WHY THIS PROJECT IS EXEMPT OR DOES NOT REQUIRE FURTHER ENVIRONMENTAL DOCUMENTATION:

CEQA requires analysis of agency approvals of discretionary "projects." A "project," under CEQA, is defined as "the whole of an action, which has a potential for resulting in either a direct physical

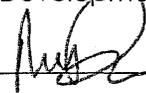
change in the environment, or a reasonably foreseeable indirect physical change in the environment" (State CEQA Guidelines Section 15378). The proposed Project is a project under CEQA.

State CEQA Guidelines Section 15183, provides that projects which are consistent with the development density established by a Community Plan, General Plan, or Zoning for which an environmental impact report (EIR) has been certified "shall not require additional environmental review, except as might be necessary to examine whether there are project-specific significant effects which are peculiar to the project or its site." An EIR was prepared and certified by the City Council as part of the Elk Grove General Plan (SCH# 2002062082).

The proposed Project is consistent with the development density established by the General Plan EIR because the parcel split will result in new parcels over two acres in size at a density consistent with the rural area range of 0.1 to 0.5 units per acre. While there is no physical construction proposed with this Project, buildout consistent with the EGMC and the proposed rezone would likely result in the development of three new single-family residential units on the Project site. New construction on these undeveloped parcels will comply with EGMC development standards for land grading and erosion control (Chapter 16.44), tree protection (Chapter 19.12), Swainson's hawk surveys and possible mitigation (Chapter 16.130), in addition to other pre-construction surveys as defined by the General Plan EIR. Compliance with these standards has been included in the conditions of approval for the Project. No additional impacts to on-site resources have been identified beyond what was envisioned in the General Plan EIR. Therefore, no further environmental analysis is required as the proposed Tentative Parcel Map and Rezone are consistent with the General Plan with new construction already subject to development measures under the current EGMC.

CITY OF ELK GROVE
Development Services - Planning

By: _____



Matt Diaz

Date: _____

4/4/19